



TOWN OF FORT ERIE

DEVELOPMENT CHARGES

By-law 139-04 establishes development charges for new development and redevelopment within the Town.

The revenue generated by the development charge ensures that growth related infrastructure can be funded without affecting the Town's existing tax base while meeting growth needs.

The charges effective September 1, 2007, are as follows:

Category & Service	Residential			Non-Residential		
	\$ Per Dwelling Unit			(Per square foot of gross floor area)		
	Single-Detached & Semi-Detached	Other Multiple	Apartments	Commercial		Industrial
				Sep. 01 2007	Sept. 01 2007	Jan. 01 2008
Town-wide	5,656	4,486	3,333	3.23	1.14	1.53
Urban-Service Area*	3,171	2,525	1,793	1.85	0.66	0.88
TOTAL	8,827	7,011	5,126	5.08	1.80	2.41

* See Urban-Service Area schedule

Regional Development Charges effective September 1, 2007

Roads & General Government Services	3,486	2,712	1,937	2.62	1.59
Wastewater (if available)	464	361	258	0.61	0.37
Water (if available)	1,486	1,155	825	0.40	0.24
TOTAL	5,436	4,228	3,020	3.63	2.20

The development charge is collected at the time of issuance of a building permit as described above. Charges are not applicable if they have been previously paid on the lot which the development is occurring. Both the Town and Regional Development Charge By-laws provide exceptions in certain cases. Please contact us for more details.

For further information on Town of Fort Erie Development Charges By-law, please contact:
 Community & Development Services
 Town of Fort Erie
 1 Municipal Centre Drive
 Fort Erie, Ontario L2A 2S6
 (905) 871-1600
 Facsimile: (905) 871-6411

For further information on Regional Niagara's Development Charges By-law, please contact:
 The Corporate Services Department
 Regional Municipality of Niagara
 2201 St. David's Road, Thorold, ON L2V 4T7
 Telephone: (905) 685-1571, ext. 3294
 Facsimile: (905) 682-8521

Town of Fort Erie
Development Charges
Background Study

URBAN AREAS

LEGEND

-  Urban Areas
-  property lines



TOWN OF FORT ERIE
COMMUNITY PLANNING
AND
DEVELOPMENT SERVICES

Scale: 1:100 000



SCHEDULE
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